

Single Family Residence **RESIDENTIAL**

439 PLANTATION PL

RINCON, GA 31326

\$293,440 TopHap Estimate · \$177 / ft² · confidence 94 · as of Jul 14, 2026



2

BATHS

1,656 ft²

LIVING AREA

0.18 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$293K

\$276K low

\$311K high

Est. Owner Equity

\$91,440

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$3,197 (2025)
Assessed Value	\$116,130
Previous Assessed	\$115,780
Assessor Market Value	\$290,324

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.18
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 160 ft²

Porch · 104 ft²

CLIMATE RISK

1 FLOOD	29 WILDFIRE	92 HEAT	81 STORM	11 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 15, 2007	Financing	Intrafamily Transfer			
May 17, 2005	Financing	Warranty Deed			
May 17, 2005	Resale	Warranty Deed	\$159,900	\$97	\$120K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.7 mi
Ebenezer Middle School	Middle	6–8	4.3 mi
Effingham County High School	High	9–12	9.4 mi

District: Effingham County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 31326

107 CRIME INDEX	65 AIR POLLUTION	26,696 POPULATION	\$91K MEDIAN IN-COME	66°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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